

GRANT COUNTY
HEARING EXAMINER MEETING

**** AGENDA ****

Hearing Examiner: Andrew Kottkamp
Planning Staff: Damien Hooper, Planning Manager
Secretary: Doris Long

COMMISSIONERS' HEARING ROOM - GRANT COUNTY COURTHOUSE, EPHRATA, WASHINGTON

February 13, 2013
12:00 NOON

PUBLIC HEARING – Don & Claudette Grotewold – Variance – to the Side Yard Setback requirements. Pursuant to GCC § 23.12, Table 1, the side yard setback in the Urban Residential 3 Zone is five (5) feet. The applicant is proposing a zero (0) foot side setback in order to subdivide a lot with an existing duplex.

File #12-5740
S. 4, T. 19, R. 28
Tyler Lawrence - Project Planner

PUBLIC HEARING – J. R. Simplot – Variance – to the 40-ft. front setback requirement as defined in GCC § 23.12, Table 1, in order to enable an approximately 900 square ft. office expansion with a 26'-10" front setback on a 4.0-acre parcel in the Urban Heavy Industrial zoning district.

File #12-5737
S. 8, T. 16, R. 26
Rick Rettig - Project Planner

PUBLIC HEARING – Robert & Rochelle Swaab – Variance – to three Development Standards as defined in GCC § 23.12, Table 3, in order to enable construction of a 10'-5" x 21'-10" (≈227.44 square ft.) in-ground swimming pool on an approximately 0.194-acre parcel in the Rural Village Residential 2 zoning district. Specifically, a Variance to the 5-ft. side setback requirement in order to allow construction with a 2-ft. side setback; and a Variance to the 5-ft. rear setback requirement in order to allow construction with a 1-ft. rear setback; and a Variance to the 50% maximum allowed area of Building Coverage in order to allow up to a maximum of approximately 55%.

File #12-5746
S. 22, T. 14, R. 23
Rick Rettig - Project Planner